

Open Lands Board Meeting
March 13, 2007, 6:00pm-8:30pm
Teller Wildlife Refuge Slack Barn

Attendees:

Phil Connelly
William Delany
Dan Dunagan
Jim Ellingson
Karen Hughes
Dan Huls
Rob Johnson
Dan Kraft
Greg Lemon
Gray Leese

Allen Maki
Kent Myers
John Ormiston
Vanessa Perry
Mike Pflieger
Tim Tackes
John Vore
Dan Walker- chair
Paul Wilson

- I. Meeting Call to Order, introduction- Dan Walker
 - a. Personal introductions- all attendees
- II. Governance discussion
 - a. Nomination and Election of officers
 - i. Voting for Chair of the board
 1. Dan Dunagan nominates Dan Walker as Chair
 2. Second by John Vore
 3. All for, none against
 - ii. Dan Walker asks that it is reflected in the minutes that Dan Huls is thanked for all his hard work on the Open Lands program
 - iii. Voting for Vice-Chair
 1. Jim Ellingson nominates Mike Pflieger
 2. Second by Paul Wilson
 3. No discussion
 4. All for/none against
 - iv. Decision on secretary position
 1. Dan Walker recommends that Planning Department Staff serve this purpose
 2. Discussion- this will help serve to maintain transparency
 3. Mike Pflieger nominates Planning Department Staff
 4. John Vore seconds
 5. No discussion
 6. All for/none against
 - v. Discussion on At-large officer
 1. Who is this person, do we need this person
 2. It should be one person to represent the other At-large members as an officer
 3. This position is not in the current draft by-laws, should it be

4. The discussion will be tabled and decided under the by-law revision process
- vi. John Vore- mentions that agenda item II-A Roles and Responsibilities of the Board was skipped
- b. Roles and Responsibilities of the Board
 - i. Dan Walker- What are the Roles of the Board?
 1. to serve at the pleasure of the Board of County Commissioners (BCC)
 - a. as an advisory board only
 - b. as representatives of the community
 - c. with a responsibility as individuals
 2. to hold an extremely open and transparent process by
 - i. welcoming the public
 - ii. maintaining transparency, but not at the risk of losing the process
 3. to be creative
 4. to be visionary
 5. to develop a process for the sale of bonds
 - a. such as in Gallatin, MT
 6. to report back to the commissioners
 7. to research and develop criteria
 8. to review projects and score proposals
 9. recommend projects to be funded
 - ii. Discussion on resolution 2020 and 1946
 1. Phil Connelly- concerned that language in resolution states that board will recommend policy and procedure to BCC, will it also recommend projects to be funded
 2. Karen Hughes- it is understood that by recommending policy and procedure, the procedure can include recommendation of applications for funding to BCC from Open Lands Board
 - iii. Discussion- Gary Leese- will the Board develop a master plan to be presented to the BCC
 1. Dan Walker- the Board will develop some kind of plan
 2. Mike Pflieger- Gallatin and Missoula's materials for open lands were used to develop the current set of materials for Ravalli County
 3. John Vore-master plan sounds like County planning, need to be careful here
 - iv. Dan Walker- Other Roles and Responsibilities?
 1. John Ormiston- to serve as a technical advisory board
 2. no further discussion
- c. Draft By-laws- handout for review and discussion
 - i. Discussion on adoption at meeting or waiting till a future date-
 1. Dan Walker presents option to consider, motion made and seconded to adopt at this meeting following review of by-

laws, after lengthy discussion the motion and second were withdrawn and it was agreed by consensus off the Board to review the by-laws draft individually and submit comments or questions to Dan by noon Friday March 16

2. Following Board approval of the by-laws the recommendation for acceptance will be passed to BCC

ii. Discussion- Phil Connelly- How where the staggered terms established

1. Dan Huls- every term is 3 years except 1st term, determined at random by the BCC
2. John Ormiston- every Board member is termed, but if they are a representative from another board then their term on the Open Lands Board is also dependent on their term on the original board
3. Karen Hughes- BCC will reconsider Board members at the end of their term
4. Dan Walker refers to the Resolution (2020) to appoint Board members
5. Jim Ellingson- individual boards can nominate alternative members to the Open Lands Board
6. Karen Hughes- BCC may not have allowed for alternatives
7. Dan Dunagan- agrees with KH
8. Dan Walker- can we get clarification on this issue from the Planning Department
9. Karen Hughes- Staff will find answer

III. History of the Open Lands Bond- Dan Huls, Chair- Right to Farm and Ranch Board

- a. Fact Sheet Handed out by Vanessa Perry- the document, written in current form by Greg Lemon, is in draft form and is open for suggestion, alteration, and discussion. She asks the Board to please review and send comment
- b. Dan Walker- what should be the protocol for Board members when asked questions?
 - i. Discussion- Dan Huls- “I don’t know” is a good answer if it is true
 - ii. Dan Walker- but follow up with “I will find out”, this is part of the education process
- c. Karen Hughes- send any question or comments through Vanessa, she will organize, get answers, and present at meetings
- d. Vanessa Perry- Planning Department has developed a public comment tracker if Board members want a copy to track question or comments
- e. Dan Walker- wants to follow up with groups that were targeted during the campaign. Planning Staff will assist with this.

IV. Strategic Direction

- a. Ravalli Planning Department Staff overview of support materials
 - i. Vanessa Perry hands out documents-
 1. Draft by-laws

2. Draft Project Scoring Worksheet
 3. Draft Application Guidelines
 4. Draft Application procedure
 5. Draft Timeline
 6. Draft Pre-application Worksheet
- ii. Dan Walker- asks that Board read through materials and come with revisions, take ownership, and make them their own by next meeting
 - iii. Greg Lemon- criteria have been developed from the work of Right to Farm and Ranch and Land Trust, using Gallatin as a model, but have been amended to meet Ravalli County needs, they aren't finished, the Board should just use them as a starting point.
 - iv. Vanessa Perry- case studies will be developed to test the criteria before a actual application is brought before the Board
- b. Discussion- Dan Dunagan- what is leverage
 - i. Greg Lemon- how much additional money can be matched per dollar of County money
 - ii. Karen Hughes- the value of the land the applicant brings to the table
 - iii. Dan Walker- this will be a good working session discussion
 - c. Dan Huls- recommends asking Patrick from Missoula or Mike Harris from Gallatin County to come to speak to the group
 - d. Discussion- Mike Pflieger- the criteria do not well represent agriculture, which is what sold the program in the first place, worried that Board members just joining the process won't understand what has come before
 - i. Greg Lemon- it has changed, but the intent was to keep the spirit of the bond, has been weighted to reflect
 - ii. Vanessa Perry- there were originally 3 sections, water, wildlife, and agriculture, we combined water and wildlife together with an equal number of those questions and agriculture questions, but then weighted natural questions to reflect the original intent
 - iii. Allen Maki- Why does the agriculturally section include economic viability, natural attribute doesn't have this
 - iv. Mike Pflieger- when did the emphasis change from the February meeting that was held with the Land Trust?
 - v. Greg Lemon- refers to the Land Trust Bubble Chart
 - vi. Vanessa Perry- presents and explains why scoring was weighted the way it was
 - vii. Mike Pflieger- not happy with the criteria as is
 - viii. Greg Lemon- the criteria can still be changed
 - ix. Mike Pflieger- what happen to drafts in-between
 - x. Karen Hughes- Staff can send out older drafts to Board- nothing set in stone, Board can decide on what ever they want to recommend to BCC

- xi. Dan Walker- acknowledges concerns, asks to move things forward with this meeting, the materials are here to act as a starting point, now it is the responsibilities of the Board
- xii. John Vore- We should work on this later, once people have read this, other members of the Board would like to be brought up to date on past issues
- xiii. Mike Pflieger- concerned that new members won't see intent based on current materials, it was sold as a agriculture program. Document is very different.
- xiv. Dan Huls- the intent of the pre-work was to help form a starting point for the Board
- xv. Karen Hughes- the draft document will be sent out to entire Board
- xvi. Phil Connelly- can Mike give an example of how the criteria has changed
- xvii. Mike Pflieger- working group went through the criteria to 'Bitterroot' it, AUMs, irrigation,
- xviii. Dan Walker- will move things forward, Mike has raised a concern that agriculture is not well represented, Karen will bring forward older draft, the full Board can review, this kind of discussion is good
- xix. Action item- Dan Walker- Board should review all draft documents and come back with recommendations
- e. Discussion- Dan Walker- the public process
 - i. The Board will work on a document and then the document will go to the BCC
 - ii. Recommends- with-holding a board public hearing, for a joint public hearing, for decisions and documents
 - iii. Dan Dunagan- agrees
 - iv. Dan Huls- agrees
 - v. Dan Walker- doesn't want draft documents sent out before Board sees them
 - vi. Karen Hughes- anything in the office is public process, if people ask for documents they will need to be provided
 - vii. Dan Walker- asks for consensus from the Board
- f. Plan, Process, Procedure, and Policies
 - i. The Board should go through all the materials at the next meeting
- V. Future meeting dates and proposed items
 - a. March 29th 6:30-8:30, Teller Wildlife Refuge Slack Barn
 - b. April 19th 6:30-8:30, Teller Wildlife Refuge Slack Barn
 - c. May 17th 6:30-8:30, Teller Wildlife Refuge Slack Barn
- VI. Karen Hughes- there needs to be a public comment opportunity
 - a. Dan Walker- calls for public comment
 - b. Laurie Riley- it was a very well run meeting
- VII. Rob Johnson- announces Right to Farm and Ranch speaker, Monday 19th, 7pm at the Corvallis Grange Hall
- VIII. Dan Walker- Meeting adjourned 8:35pm